



The Columbia Municipal Planning Commission will meet on Wednesday, December 11, 2024 at 4:00 PM in Council Chambers in the basement of City Hall, 700 N. Garden Street. The Planning Commission will consider the following:

I. Organization

1. Call to Order
2. Roll Call
3. Welcome of Visitors/Rules of Conduct
4. Acknowledgement of Official Communications of the Columbia City Council on Annexation and Zoning.
5. Approval of Minutes
6. Review of Bonds and Letters of Credit

II. Consent

1. Request from Allen O'Leary for Final Plat approval for a revision of three (3) lots in Wellington Section 2 on [Rugby Court at Tax Map 101F Group K Parcels 68-70.](#)
2. Request from Abigail Overstreet for Final Plat approval with surety in the amount of \$370,000 for Hillcrest Village Phase 2 consisting of 24 lots on 6.308 acres being a portion of property at [Tax Map 113 Parcel 80.54 off Morrow Lane.](#)
3. Request from M2 Group, LLC for Final Plat approval with surety in the amount of \$455,000 for Hampshire Hills Subdivision located off Hampshire Pike, being a portion of [Tax Map 89P Group A Parcel 15,](#) and consisting of 43 lots, four (4) open spaces with dedication of right-of-way and easements.

III. Discussion Items

1. Request from Greg Gamble to Rezone property at [Tax Map 90 Parcel 7.12](#), being a five acre tract at River Road and Taylor Bend, from PUD (Planned Unit Development) to CD-5 (Urban Center Character District) with revocation of the Water's Edge at Taylor Bend PUD.
THIS ITEM WAS DEFERRED FROM A PREVIOUS AGENDA.
2. Request from Allen O'Leary for Preliminary and Final Plat approval for a commercial three lot subdivision at [Tax Map 89 Parcel 41.14 off N. James M. Campbell Blvd.](#)
THIS ITEM WAS DEFERRED FROM A PREVIOUS AGENDA.
3. Request from Crunk Engineering LLC for Annexation with a Plan of Services of a 98.34 ft. distance of right-of-way along Greens Mill Road and a 0.07 acre portion of [Tax Map 51 Parcel 34.03 at 2622 Poplar Knoll Drive and Lot 1 of The Landings at Greens Mill.](#)
4. Request from Crunk Engineering, LLC for Final Plat approval with surety in the amount of \$440,000 for [The Landings at Greens Mill PUD Subdivision Phase 1B located off Greens Mill Road](#) and consisting of 40 lots, one open space, and including right-of-way dedication and easements on 10.50 acres at Tax Map 51 Parcel 55.
5. Request from Crunk Engineering, LLC for Final Plat approval with surety in the amount of \$330,000 for [The Landings at Greens Mill PUD Subdivision Phase 1C located off Greens Mill Road](#) and consisting of 27 lots, right-of-way and easements on a 6.67 acre portion of Tax Map 51 Parcel 55.
6. Request from Jon Clark for Alternative Compliance Architectural Design Review approval at [2904 Cayce Lane](#), being Tax Map 112 Parcel 4.04.
7. Request from T-Square Engineering for Final Plat approval with surety in the amount of \$375,000 for Carter's Station West Phase 3 consisting of 60 lots on a 14.88 acre portion of [Tax Map 41 Parcel 15.05 off Fellowship Road.](#)
8. Request from Allison Corolla for Preliminary and Final plat approval at [1400 Hampshire Pike, being Tax Map 88M Group B Parcels 7 and 7.01.](#)
9. Request from Julia Lannon for Preliminary Plat approval of a three (3) lot subdivision known as Columbia Commons at [115 S. James M. Campbell Blvd, being Tax Map 113E Group B Parcel 4.](#)

IV. Other Business

1. Election of Officers for 2025

V. Adjourn

The Planning Commission of the City of Columbia welcomes your presence and participation at this meeting. If you wish to address the Commission regarding any item on the Agenda, please sign the sign-up sheet and indicate which agenda item you would like to comment on. You will have the opportunity to comment on an item when it comes up on the Agenda and before the Commission votes on the item. Once recognized, you may then come to the podium and state your name and address. Anyone requesting accommodation due to disabilities should contact the ADA Coordinator, Wanda McClain, at 931-560-1570 prior to the meeting. For other questions, please contact the Department of Development Services at 931-560-1560.